

**BOARD OF REAL ESTATE APPRAISERS
BOARD MEETING MINUTES – June 7, 2005**

MEMBERS PRESENT

Kenneth Charest
Bruce Bell
Walter Bowditch
Joseph Herlihy
James Murphy
Theodore Webersinn

MEMBERS ABSENT

OTHERS PRESENT

Carol Leighton, Administrator
Dennis Smith, A.A.G.
Kim Baker-Stetson, Licensing Clerk
Susan Greenlaw, Board Clerk

Location: Central Conference Room **Start:** 9:00 a.m. **Adjourn:** 11:50 a.m.

CALL TO ORDER

The meeting was called to order at 9:00 a.m.

AGENDA MODIFICATIONS

Members agreed to add the following:

- Paul Linehan to speak under New Business Item C

OLD BUSINESS

Action on Minutes of May 3, 2005 Meeting

A motion was made by James Murphy to approve the minutes of the May 3, 2005 meeting as written; seconded by Walter Bowditch. Unanimous.

Action on Tabled Applications/Items

None at this time.

NEW BUSINESS

Administrator's Report

Periodic Complaint Summary: Board reviewed report for the period 1/1/2000 to 6/2/2005.

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Trainee applicant with criminal conviction disclosure: A motion was made by Bruce Bell to approve for licensure; seconded by Theodore Webersinn. Bell, Herlihy, Murphy, and Webersinn voted in the affirmative; Bowditch and Charest opposed. Motion carried.

Trainee applicant with criminal conviction disclosure: A motion was made by Joseph Herlihy to offer a Consent Agreement requiring payment of a \$200 fine for failure to disclose two prior convictions; seconded by Theodore Webersinn. Bell, Bowditch, Charest, Herlihy, and Webersinn voted in the affirmative; Murphy opposed. Motion carried.

Meeting with the Appraisal Foundation: A meeting to discuss criteria issues and scope of practice is tentatively scheduled for September 13.

Survey Update: Members were provided with information on responses that have been received as of June 6, 2005.

Complaint Officer's Report

#REA-192/193 (follow up): A motion was made by James Murphy 14014(1)(B) to amend the Consent Agreements by removing the violation relating to 32 M.R.S.A. §14014(1)(B); seconded by Theodore Webersinn. Bell, Bowditch, Charest, Murphy, and Webersinn voted in the affirmative; none opposed; Herlihy abstained. Motion carried.

A motion was made by James Murphy to deny the licensee's request for an Informal Conference; seconded by Theodore Webersinn. Bell, Bowditch, Charest, Murphy, and Webersinn voted in the affirmative; none opposed; Herlihy abstained. Motion carried.

Review Draft letter – Comparative Market Analysis

Amend the last paragraph by removing the words "In conclusion" in the first line and the word "and" in the last line, and boldfacing the words "comparative market analysis" as well as relating acronyms. A motion was made by Theodore Webersinn to approve the letter as amended; seconded by James Murphy. Unanimous.

Letter from Paul Linehan – Broker Price Opinions and Comparative Market Analysis: Tabled for discussion at the next meeting.

Discussion – Trainee Process

Discuss the issues at the meeting with the Appraisal Subcommittee. Ted to obtain information for the next meeting.

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Discussion – Complaint Process

Board discussed and decided to continue with the current process of investigating complaints.

Review and Action on Applications and Education

NAME	APPLYING TO	ACTION
APPLICANT #1	UPGRADE TO LICENSED APPRAISER (AP) MIN 90 QE BAL MET MIN 24 MONTHS EXP MET – FIRST LICENSED 07/16/2003 MIN 2000 EXP HOURS MET – HOURS REPORTED SEEM EXCESSIVE	JUNE 7, 2005 – REQUEST BOARD REVIEW OF WORK HOURS REPORTED AND LETTER SUBMITTED BY LICENSEE

APPLICATIONS TO BE DENIED		
APPLICANT #1	APPLICANT HAS NOT SUBMITTED DOCUMENTATION OF REMAINING QE	JUNE 7, 2005 – DENIED. MOTION – BOWDITCH SECOND - CHAREST UNANIMOUS. JUNE 2, 2005 – NOTHING RECEIVED TO DATE – RECOMMEND DENIAL DEC 15, 2005 – LETTER SENT REQUESTING 15 QE AND 1 ST 50 FORM AND GAVE 30 DAYS TO RESPOND
APPLICANT #2	APPLICANT REQUESTED WITHDRAWAL OF APPLICATION	JUNE 7, 2005 – DENIED. MOTION – BOWDITCH SECOND - CHAREST JUNE 2, 2005 – RECOMMEND DENIAL (HOUSEKEEPING PURPOSES) MAY 3, 2005 – REQUEST RECEIVED

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Correspondence

Letter from George Koutalakis – Broker Opinions: Respond with draft letter.

Response to Lionel Roy Letter: Presented for informational purposes.

Letter from Beth M. Bates: Presented for informational purposes.

Letter from Charles Clark, Georgia Real Estate Appraisers Board: Presented for discussion and informational purposes.

Next Meeting Scheduled for July 12, 2005

OTHER BUSINESS

ADJOURN

Being no further board business the meeting was adjourned at 11:50 a.m.

Respectfully submitted,

Susan Greenlaw
Board Clerk